

MTR Corporation at a Glance

The Company is regarded as one of the world's leading railway operators, with proven success in our integrated approach of rail and property. Since opening our first railway line in Hong Kong over 30 years ago, our activities have increased in size, scale, geographic coverage and diversity. Our strategy for future growth is firmly on track. We are actively engaged in a significant expansion of our network in Hong Kong, while building a growing portfolio of businesses in the Mainland of China and overseas.

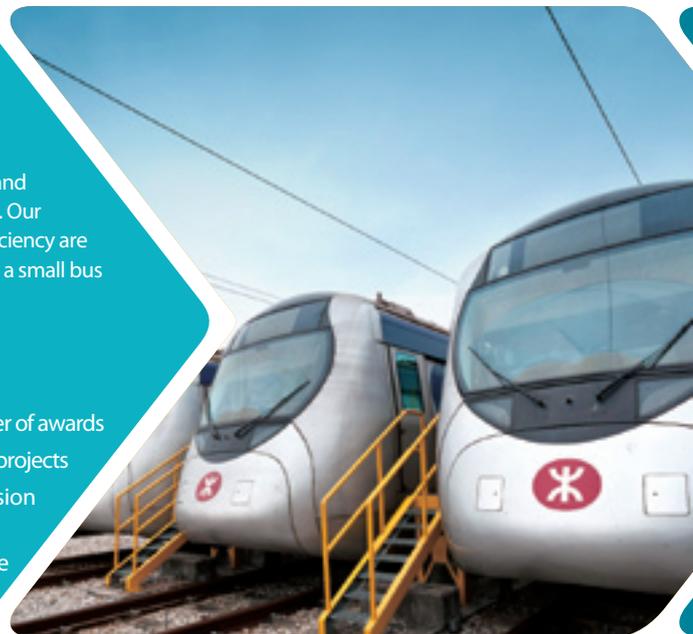
Hong Kong Passenger Services

Business Description

We operate a predominantly rail based transportation system in Hong Kong, comprising Domestic and Cross-boundary services, a dedicated high-speed Airport Express railway and a light rail system. The entire system stretches 218.2 km and has 84 stations and 68 stops. Our network is one of the most intensively used in the world, and its reliability, safety and efficiency are held in high regard. We also provide intercity services to the Mainland of China as well as a small bus operation in Hong Kong offering convenient feeder services.

2010 Highlights

- Modifications to trains and stations enhanced accessibility further
- The high standards attained by our service performance again earned a large number of awards
- Construction has made good progress on the West Island Line and Express Rail Link projects
- The detailed design for the South Island Line (East) and Kwun Tong Line Extension projects has been substantially completed
- The preliminary designs for the E&M systems for the Shatin to Central Link have been completed



Station Commercial and Rail Related Businesses

Business Description

We leverage our railway assets and expertise into additional businesses, including rental of station retail space, advertising in trains and stations, telecommunications, and rail consultancy.

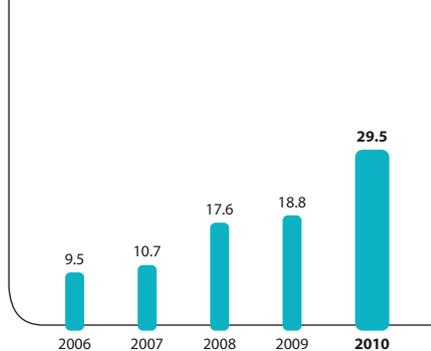
2010 Highlights

- 38 new trades and brands were added to our Hong Kong network giving passengers more choices
- Platform TVs were enlarged to 103 inches giving better impact
- 3G data usage by passengers saw strong growth



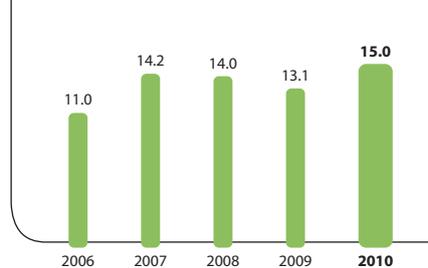
Turnover

(HK\$ billion)



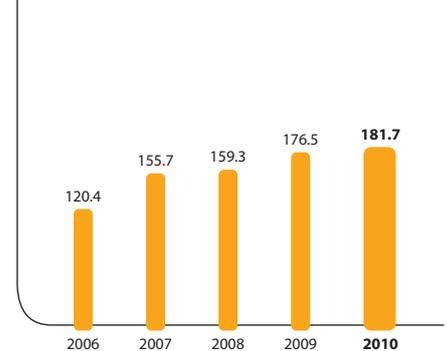
Operating Profit before Depreciation, Amortisation and Variable Annual Payment Arising from the Rail Merger

(HK\$ billion)



Total Assets

(HK\$ billion)



Property and Other Businesses

Business Description

We develop mainly residential properties in conjunction with property developers. We own investment properties, principally shopping malls and offices, and manage our properties and those of others. Our investment portfolio primarily includes 12 shopping malls in Hong Kong, one shopping mall in Beijing and 18 floors of the Two International Finance Centre (Two ifc) office tower in Hong Kong.

2010 Highlights

- Pre-sales for Phase 1 of Festival City at Tai Wai Maintenance Centre in March saw a good market response, and pre-sales of Phase 2 were launched in November
- Austin Station Sites C and D were awarded in March to Fast New Limited, a consortium formed by New World Development Company Limited and Wheelock Properties Limited
- Our shopping malls and our 18 floors of Two ifc in Hong Kong were close to 100% let



Mainland and Overseas Growth

Business Description

We continue our strategy to grow outside of Hong Kong by investing in urban rail networks in the Mainland of China, and pursuing "asset-light" operating concessions in overseas markets.

2010 Highlights

- Beijing Metro Line 4 (BJL4) celebrated its first anniversary on 28 September, achieving high levels of service and ridership in its first year
- Daxing Line, an extension to BJL4, commenced operations on 30 December
- In July, we took over operation of Phase 1 of Shenzhen Metro Line 4
- Service performance has shown encouraging improvement at our rail concessions in London and Stockholm whilst, after a difficult period, operational performance is improving in Melbourne